



Venture
PROPERTIES

Rescue Station Cottages

Roddymoor, Crook DL15 9TE

£130,000

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Venture
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Rescue Station Cottages

Roddymoor, Crook DL15 9TE



- Two Bedroom Terraced Home
- EPC Grade C
- Gas Central Heating

- Two Reception rooms
- Log Burning Stove In Lounge
- Bright and Airy House

- Fitted Country Kitchen
- Modern Bathroom With Large Shower
- Call Venture Today To View !!!

Positioned in a desirable residential area, this exceptional two-bedroom terrace offers far more than first meets the eye. Beautifully updated and immaculately presented, the property exudes a sense of warmth and comfort, feeling every inch the inviting family home from the moment you cross the threshold. The welcoming entrance hallway leads through to a generous dining room, an ideal space to unwind, with sliding doors opening into an elegant lounge. Patio doors in the dining area extend the living space outdoors, perfect for summer entertaining or simply enjoying the tranquillity of the rear yard. The adjoining kitchen seamlessly blends country charm with modern convenience, boasting quality fixtures and ample workspace for keen cooks.

Upstairs, both bedrooms are well-proportioned, benefiting from high ceilings that enhance the already impressive sense of space. The standout feature of the home is undoubtedly the bathroom—remarkably generous in size, rivalling a double bedroom, and designed to impress. This luxurious space features a double walk-in shower as well as a stylish four-piece suite, creating a true sanctuary for relaxation.

For those seeking a spacious, stylish and move-in ready home with access to everything the area has to offer, this property is a rare find. Arrange a viewing today and discover all the wonderful features this delightful home has in store.

GROUND FLOOR

Entrance Hallway

Having front entrance door leading into a hallway with central heating radiator and stairs rising to first floor.

Lounge

15'5" x 13'1" (4.720 x 4.010)

Fitted with a log burning stove to inglenook fireplace, central heating radiator, walk in bay window to front and sliding doors leading into the dining room.

Dining Room

14'0" x 13'1" (4.290 x 4.010)

Having feature decorative fireplace with stone hearth, central heating radiator, under stairs storage cupboard and French doors to rear.

Kitchen

8'11" x 7'1" (2.74 x 2.16)

Fitted with a quality range of wall and base units having contrasting solid wood work surfaces over, integrated double eye level & grill oven with separate 5 ring gas hob having extractor chimney over, ceramic sink unit with mixer tap plumbing for washing machine & dishwasher, space for tumble dryer and space for fridge freezer, underfloor heating and two small upvc double glazed windows to rear.

FIRST FLOOR

Landing

A light and airy landing area having storage cupboard, loft hatch & sky light.

Bedroom One

15'3" x 11'5" (4.670 x 3.480)

Having central heating radiator and upvc double glazed window to front.

Bedroom Two

14'7" x 8'5" (4.450 x 2.590)

Having central heating radiator, upvc double glazed window to rear and two useful storage cupboards.

Bathroom/WC

A lovely bathroom fitted with a free standing bath, large walk-in shower unit having mains rainfall shower over, wc, wash hand basin set to vanity unit & useful bidet, wall mounted heated mirror, shaver & toothbrush charging socket, chrome heated towel rail and good sized storage cupboard housing gas boiler.

Externally

To the rear is a block paved yard and timber shed.

There is a communal parking area is also available close to the property however we understand this is owned by the Fire & Rescue Station.

Energy Performance Certificate

To view the energy performance certificate for this property please use the following link:

<https://find-energy-certificate.service.gov.uk/energy-certificate/9320-2932-6600-2396-1711>

EPC Grade C

Other General Information

Other General Information

Tenure: Freehold

Gas and Electricity: Mains

Sewerage and water: Mains

Broadband: Ultrafast Available Highest available download speed 1800 Mbps

Highest available upload speed 220 Mbps

Mobile Signal/coverage: Good with EE, O2, Vodafone and 3. We recommend you contact your service provider to confirm coverage.

Council Tax: Durham County Council, Band: A Annual price: £1,666.64 (Maximum 2026)

Energy Performance Certificate Grade C

Mining Area: This property is located in an area of historical mining works, a mining search is recommended. This can be done via a solicitor as part of conveyancing. Flood Risk: Very low risk of surface water flooding. Very low risk of flooding from the rivers and the sea.

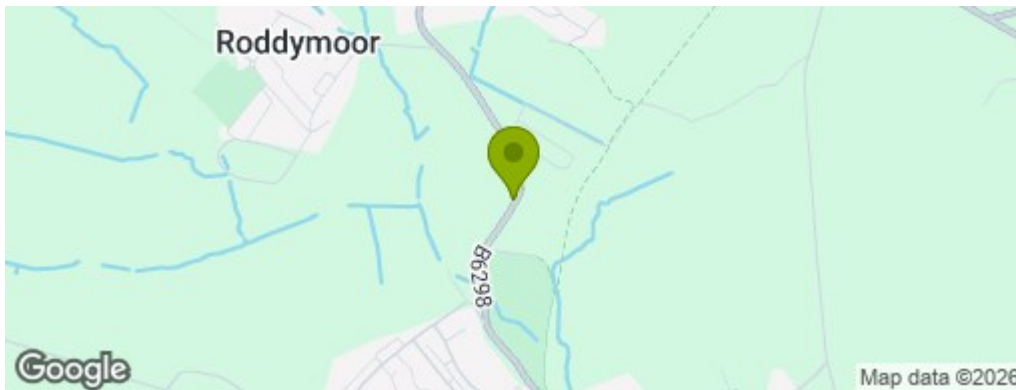
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HMRC Compliance requires all estate agents to carry out identity checks on their customers, including buyers once their offer has been accepted. These checks must be completed for each purchaser who will become a legal owner of the property. An administration fee of £30 (inc. VAT) per individual purchaser applies for carrying out these checks.



Whilst every attempt has been made to ensure the accuracy of the description contained here, measurements of all areas, including rooms and any other areas, are approximate and no responsibility is taken for any errors, omission or misstatement. This plan is for illustrative purposes only and should be used as such for any prospective purchaser. The services, systems and appliances shown have not been tested and are guaranteed as to their operability or efficiency can be given. Made and changed 10/09/20



Property Information

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